

NOTICE: The beneficial owner (“Beneficiary”) of the Trust is the record owner of the digital asset identified by ID # 121246195489681167 (the “Fabrica NFT”) in connection with the smart contract address at 0x5cbeb7a0df7ed85d82a472fd56d81ed550f3ea95 running on Ethereum Mainnet. The agreement for the Fabrica 3BPORPY8FBRO Trust (the “Trust”) under which Grantee is acting is that certain Agreement and Declaration of Trust, dated as of August 23, 2023, as may have been amended.

BARGAIN AND SALE DEED

Fabrica 2N6VC3UIIDQGO Trust, a(n) trust, Grantor, for the consideration of Ten and no/100 Dollars (\$10.00), in hand paid, hereby sells and conveys to Fabrica 3BPORPY8FBRO Trust (the “Trust”), Grantee, whose legal address is 9450 SW Gemini Dr PMB 89942 Beaverton, OR 97008-7105, all of Grantor’s right, title, and interest in and to the following described real property situated in the County of Huerfano, State of Colorado, to wit:

LOT NO. 319, RIO CUCHARAS PHASE NO. 2, COUNTY OF HUERFANO, STATE OF COLORADO.

assessor’s schedule or parcel number: 33955

with all its appurtenances, and subject to any encumbrances of record.

No documentary fee required pursuant to C.R.S. 39-13-102(2)(a)

Signed on: 08/29/2023

Bryan Patrick McCarthy

Bryan Patrick McCarthy, Trustee, Fabrica
2N6VC3UIIDQGO Trust

[Notary Acknowledgment to Follow]

BARGAIN AND SALE DEED
(continued)

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

APN/Parcel ID(s): 33955

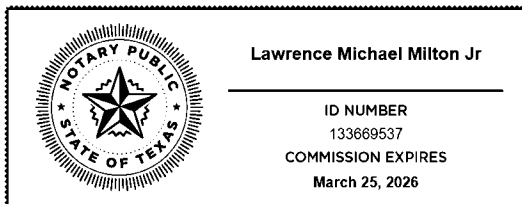
State of Texas
County of Harris

On 08/29/2023 before me, Lawrence Michael Milton Jr Notary Public, personally appeared Bryan Patrick McCarthy, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of Texas that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature: *Lawrence Michael Milton Jr*



Notarized online using audio-video communication